

**Grayson Place at Third Avenue HOA**  
**Balance Sheet**  
**As of July 31, 2013**

	Jul 31, 13
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
1000 · Cash - Operating	8,022.86
1010 · Cash - Reserve	9,373.61
<b>Total Checking/Savings</b>	<b>17,396.47</b>
<b>Total Current Assets</b>	<b>17,396.47</b>
<b>TOTAL ASSETS</b>	<b><u>17,396.47</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	3,859.21
<b>Total Accounts Payable</b>	<b>3,859.21</b>
<b>Total Current Liabilities</b>	<b>3,859.21</b>
<b>Total Liabilities</b>	<b>3,859.21</b>
Equity	
3110 · Equity - Operating Fund	1,652.41
3130 · Equity - Reserve Fund	464.03
3150 · Equity - Working Capital	3,042.00
3200 · Unrestricted Net Assets	5,869.01
Net Income	2,509.81
<b>Total Equity</b>	<b>13,537.26</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>17,396.47</u></b>

8:20 AM  
 09/20/13  
 Accrual Basis

## Grayson Place at Third Avenue HOA Income Statement July 2013

	Jul 13	Jul 12	Jan - Jul 13
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
4000 · Assessments - Homeowners	3,192.00	3,467.23	26,340.96
4050 · Working Capital	0.00	2,028.00	0.00
4200 · Late Fees	0.00	0.00	25.00
4400 · Fines	0.00	0.00	25.00
4500 · Miscellaneous Income	0.00	0.00	-164.87
<b>Total Income</b>	<b>3,192.00</b>	<b>5,495.23</b>	<b>26,226.09</b>
<b>Gross Profit</b>	<b>3,192.00</b>	<b>5,495.23</b>	<b>26,226.09</b>
<b>Expense</b>			
5020 · Utilities	43.31	143.25	1,050.42
5100 · Grounds Improvements	28.04	0.00	3,575.04
5120 · Grounds Maintenance	168.00	368.50	1,465.00
5160 · Lighting Maintenance	0.00	0.00	422.00
5180 · Snow Removal	0.00	0.00	665.00
5220 · Water/Sewer	2,721.36	630.56	3,722.85
5240 · Security Monitoring	0.00	62.00	372.00
5260 · Back Flow Testing	0.00	0.00	70.00
5280 · Building Repairs - Mechanical	0.00	0.00	1,496.66
5300 · Building Repairs - Structure	0.00	210.00	1,418.71
6020 · Administrative	0.00	0.00	0.45
6120 · Insurance	621.67	0.00	4,351.68
6240 · Miscellaneous	0.00	0.00	185.86
6280 · Postage and Delivery	2.76	1.80	19.65
6300 · Property Management	500.00	500.00	3,500.00
6390 · Bank Fees	5.25	16.10	39.90
6400 · Telephone Expense	206.04	12.60	1,363.73
6420 · Transfer to Reserve	462.00	420.00	3,234.00
<b>Total Expense</b>	<b>4,758.43</b>	<b>2,364.81</b>	<b>26,952.95</b>
<b>Net Ordinary Income</b>	<b>-1,566.43</b>	<b>3,130.42</b>	<b>-726.86</b>
<b>Other Income/Expense</b>			
<b>Other Income</b>			
8000 · Transfer from Operating	462.00	0.00	3,234.00
8420 · Interest Reserve Fund	0.40	0.16	2.67
<b>Total Other Income</b>	<b>462.40</b>	<b>0.16</b>	<b>3,236.67</b>
<b>Net Other Income</b>	<b>462.40</b>	<b>0.16</b>	<b>3,236.67</b>
<b>Net Income</b>	<b>-1,104.03</b>	<b>3,130.58</b>	<b>2,509.81</b>